



RESIDENTIAL COMMUNITIES INITIATIVE

Assistant Secretary of the Army (Installations and Environment)



RESIDENTIAL COMMUNITIES INITIATIVE (RCI)

SOLUTION TO FIX FAMILY HOUSING IN THE U.S. VISION

- Quality Residential Community on Flagship installations

GOALS

- Eliminate inadequate Army Family Housing in the U.S.
- Reduce the deficit

OBJECTIVES

- Sustain adequate housing
- Leverage assets / funds
- Attract quality partners who will provide expertise / innovation / capital to project
- Ensure reasonable profits / incentive based fees
- Maximize use of local (large / small) businesses
- Protect interests with Portfolio / Asset Management Program





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RCI PLAN -- 45 INSTALLATIONS (35 PROJECTS)

84,253 Family Housing Units; 92% of U.S. Army Owned AFH Inventory

Projects Transferred (37,379 Houses)

- Ft Carson, CO - Nov 1999
- Ft Hood, TX - Oct 2001
- Ft Lewis, WA - Apr 2002
- Ft Meade, MD - May 2002
- Ft Bragg, NC - Aug 2003
- Pres of Mont-Naval PS, CA - Oct 2003
- Ft Stewart-Hunter AAF, GA - Nov 2003
- Ft Campbell, KY - Dec 2003
- Ft Belvoir, VA - Dec 2003
- Ft Irwin-Moffett Fed AF-Parks RFTA, CA - 2004
- Ft Hamilton, NY - Jun 2004
- Wkrs Bldg LAMC DC/FED Bldg, MD - Jul 2004

Partners Selected - Transfer Date (23,359)

- Ft Polk, LA - Oct 2004
- Ft Shafter / Schofield Brks, HI - Oct 2004
- Fts Eustis-Story, VA - Nov 2004
- Ft Leonard Wood, MO - Dec 2004
- Ft Drum, NY - Feb 2005
- Ft Sam Houston, TX - Mar 2005
- Carlisle Brks, PA-Ft Monmouth / Picatinny Ars, NJ - May 2005
- Fort Bliss, TX-White Sands Missile Range, NM - July 2005

Ongoing Solicitations

(6,543)

- Ft Benning, GA
- Ft Rucker, AL
- Ft Gordon, GA
- Ft McPherson, GA

FY 2005 Budget

(8,469)

- Ft Knox, KY
- Ft Leavenworth, KS
- Ft Riley, KS
- Redstone Arsenal, AL

- West Point, NY
- Aberdeen PG, MD
- Ft Jackson, SC
- Ft Huachuca-Yuma PG, AZ
- Ft Lee, VA
- Selfridge ANGB, MI
- Ft Richardson, AK

1st 20 Projects: \$445M Govt Investment Provides \$7.2B in Private Initial Dev